

**Minutes**  
**Oktoc Water Association**  
**April 14, 2025**  
**6:00 p.m.**

(Note: the following minutes were corrected and approved by email of the members on 16 April 2025) Kenneth Aasand

The meeting was called to order by President Stewart with Mr. John Harper giving the invocation.

Board members present Joe Stewart, Herman Bush, Les Lindley, John Harper, and Kenneth Aasand.

A copy of the 10 March 2025 minutes was distributed and Mr. Stewart asked for a motion to approve. Les Lindley made a motion to approve the minutes as presented with John Harper providing a second; motion passed.

President Stewart announced that he had spoken with Cook Coggins and he gave an update concerning well 1 upgrade possibly by July.

Discussion was then centered on the Cabins at Oktoc. Mrs. Katie Grimes was in attendance and indicated she was looking for relief from the development fee being charged to each of the 32 cabins planning to be installed. The board decided to take the matter under advisement in executive session.

Next, Treasurer Harper reviewed the financials. A motion was made to approve the bills as submitted by H Bush and seconded by K Aasand. The motion was approved. Financials will be attached to the signed copy.

Next Secretary Aasand issued board members a copy of the managers contract and the GTPDD contract for review by new board members. He also shared the Capacity development criteria published by MSDH. This information should be useful in future discussions.

Mr. Aasand reported the water loss at 24.9 %

Secretary Aasand made the motion that "Unless a dire emergency exist, Oktoc water will use licensed / bonded plumbers to repair leaks. Approval of other personnel would require board approval. Per the managers contract the hiring of outside personnel is not allowed without board approval. H Bush asked if we could discuss this in executive session and the motion was withdrawn.

Michael Tomlison reported the leak on Mount Olive was repaired.

Jeff Foster reported the results of the pump test and the 5 year elevated tank inspection. Pump capacity test results will be attached to the signed copy. Mr. Foster reported the aviation light on the tank at Poorhouse has been fixed but the light at the Akins road tower is out. Mr. Foster indicated the Aikins Road tower light was not required. He also indicated the viewing window at well 1 master meter is fogging up making reading difficult. (Well 3 has the same problem).

Several questions were asked from members in the audience concerning chlorine and fluoride in the water, Mr. Foster addressed the questions. One question was asked concerning the availability of information and the link to the website was explained.

A motion to adjourn was made by Mr. Aasand and seconded by Mr. Harper. The motion was approved.

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Joe Stewart, President

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Herman Bush, Vice-President

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Kenneth Aasand, Secretary

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John Harper, Treasurer

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Les Lindley Board Member

**Executive Minutes**  
**Oktoc Water Association**  
**April 14, 2025**  
**7:00 p.m.**

The Oktoc water board met in executive session to discuss the water meter situation at the Cabins at Oktoc development.

The board had required the developer to install individual meters at each cabin believing someday the cabins would be under various ownership situations. Mrs. Katie Grimes who had attended the regular meeting said because the property had only one waste water system the property would always be under the same ownership and the cost of 32 separate development fees would be an excessive burden.

The board reviewed the cost of the meters, boxes installation and determined the following three actions

1. The Cabins at Oktoc would pay one membership fee and get one membership vote. The total cost to install one meter is set at \$945 per meter. This includes the meter, box, riser, and installation. This rate will apply to a maximum of 32 meters.
2. Mr. Oakley who is installing a duplex will require two separate meters. Mr. Oakley will only be charged 1 development fee for the first meter (normal charges) and then only \$845 for the second meter. Mr. Oakley is reminded that membership only allows one vote.
3. Secretary Aasand will attempt to determine a reference for the source of the development fee. The board will then study the possibility of reducing this development fee while still maintaining the income required by the MSDH financial capacity development guidance.

Board President Stewart asked if all present agreed with this arrangement and all present indicated in the affirmative. Mr. Lindley had to leave shortly before the meeting adjourned.

Joe Stewart President

John Harper Treasurer

Herman Bush Vice President

Kenneth Aasand Secretary